



**Bartlein  
& Company, Inc.**  
Managers of Real Property

JANUARY, 2014  
EUCALYPTUS GROVE HOMEOWNERS ASSOC.  
7600 HOLLISTER - GOLETA

	CURRENT MONTH	% OF BUDGET	YEAR-TO-DATE	% OF BUDGET	ANNUAL BUDGET
BEGINNING BALANCE	5,000.00		5,000.00		
MAINT. FEES/ASSESSMENTS	69,491.28	8.5%	69,491.28	8.5%	816,240.00
LATE FEES	67.60	N/A	67.60	N/A	- 0 -
OTHER INCOME	75.00	N/A	75.00	N/A	- 0 -
<b>TOTAL INCOME</b>	<b>69,633.88</b>	<b>8.5%</b>	<b>69,633.88</b>	<b>8.5%</b>	<b>816,240.00</b>
CLEANING & JANITORIAL	575.00	4.1%	575.00	4.1%	14,000.00
ELECTRIC	1,780.21	8.5%	1,780.21	8.5%	21,000.00
LANDSCAPE MAINTENANCE	5,237.00	8.1%	5,237.00	8.1%	65,000.00
LANDSCAPE SUPPLY & EXTRAS	203.51	0.8%	203.51	0.8%	25,000.00
MANAGEMENT FEES	2,447.00	8.3%	2,447.00	8.3%	29,364.00
PAINTING & DECORATING	- 0 -	0.0%	- 0 -	0.0%	1,000.00
POOL MAINT & SUPPLIES	984.91	6.6%	984.91	6.6%	15,000.00
POOL HEATING (GAS)	921.88	11.5%	921.88	11.5%	8,000.00
REPAIRS & MAINTENANCE	1,120.48	2.2%	1,120.48	2.2%	50,000.00
RUBBISH REMOVAL	3,778.53	7.9%	3,778.53	7.9%	48,000.00
PATROL/ALARM SERVICES	- 0 -	0.0%	- 0 -	0.0%	2,500.00
SUPPLIES	50.71	0.8%	50.71	0.8%	6,000.00
WATER & SEWER	2,024.89	10.1%	2,024.89	10.1%	20,000.00
INSURANCE	32,879.00	31.3%	32,879.00	31.3%	105,000.00
PEST CONTROL	250.00	6.3%	250.00	6.3%	4,000.00
PROFESSIONAL FEES	5,798.28	289.9%	5,798.28	289.9%	2,000.00
TELEPHONE EXPENSE	34.45	5.7%	34.45	5.7%	600.00
MISCELLANEOUS EXPENSE	509.39	25.5%	509.39	25.5%	2,000.00
<b>OPERATING EXPENSES</b>	<b>58,595.24</b>	<b>14.0%</b>	<b>58,595.24</b>	<b>14.0%</b>	<b>418,464.00</b>
RESERVE EXPENDITURES	- 0 -	0.0%	- 0 -	0.0%	50,200.00
<b>TOTAL EXPENDITURES</b>	<b>58,595.24</b>	<b>12.5%</b>	<b>58,595.24</b>	<b>12.5%</b>	<b>468,664.00</b>
CASH FLOW: Income-Expense	11,038.64	3.2%	11,038.64	3.2%	347,576.00
INCOME TAX	- 0 -	0.0%	- 0 -	0.0%	(1,004.00)
TRANSFER TO RESERVE	(11,038.64)	3.1%	(11,038.64)	3.1%	(350,572.00)
OTHER TRANSACTIONS	(11,038.64)	3.1%	(11,038.64)	3.1%	(351,576.00)
CURRENT BALANCE	5,000.00		5,000.00		

**BALANCE SHEET**

JANUARY 31, 2014

(Unaudited)

**EUCALYPTUS GROVES OWNERS' ASSOCIATION****ASSETS:**

	Operating Account			\$5,000.00
	Savings/Reserves:	Rate (%)		
MM	Community West Bank # 1502484	0.45	\$250,265.52	
4/3/14	CDARS/Cole Taylor Bank # 1016164034	0.10	50,000.00	
4/3/14	CDARS/Cole Taylor Bank # 1016164786	0.10	100,000.00	
2/20/14	CDARS/F&M Bank & Trust # 1016022116	0.10	70,000.00	
12/18/14	CDARS/Private Bank & Trust # 1016110724	0.25	230,000.00	
6/19/14	CDARS/Western Alliance # 1016115866	0.16	200,000.00	
4/17/14	CDARS/Banco Popular # 1016210656	0.10	110,000.00	
4/17/14	CDARS/Banco Popular # 1016211962	0.10	100,000.00	
3/6/14	CDARS/Flagstar Bank # 1016067888	0.10	100,000.00	
4/10/14	CDARS/Banco Popular # 1016188278	0.10	40,000.00	
1/0/00	Other # -----	0.00	0.00	
1/0/00	Other # -----	0.00	0.00	
1/0/00	Other # -----	0.00	<u>0.00</u>	1,250,265.52
	Accounts Receivable:			
	Due From Unit Owners		24,099.25	
	Other Receivables		<u>0.00</u>	24,099.25
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	<b>TOTAL ASSETS</b>			<b>\$1,279,364.77</b>
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**LIABILITIES:**

	Accounts Payable	\$4,000.00
	Prepaid Assessments	4,947.97
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	<b>TOTAL LIABILITIES</b>	<b>8,947.97</b>

**FUND BALANCES:**

		1,270,416.80
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	<b>TOTAL LIABILITIES &amp; FUND BALANCES</b>	<b>\$1,279,364.77</b>
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Prepared by:


**Bartlein  
& Company, Inc.**  
 Managers of Real Property

This report was prepared without audit. Balances in savings/reserve accounts are earning interest daily which may be estimated in calculating current balances. Balances in reserve may include funds in transit as of the date of this report.